

**21ST CENTURY PARKS COMMITTEE
REGULAR MEETING
MONDAY AUGUST 8, 2016
TIME: 6:00 P.M.
PAT KIDNEY FIELD/WWMS TRACK
MIDDLETOWN CONNECTICUT**

MEMBERS PRESENT: Councilman Gene Nocera
Councilman Carl Chisem
Councilman Philip Pessina
Frank Marchese
Amy Vaillancourt
Deborah Petruzzello
Maria Holzberg
Joseph Bibisi
Sheila Daniels
Louise Augeri

STAFF PRESENT: William Russo, Director of Public Works
Christopher Holden, Deputy Director of Public Works
Tina Gomes, Chief Management Analyst
Brian Young, Parks Department Superintendent

OTHERS PRESENT: Vince McDermott, Milone & MacBroom
Mike Doherty, Milone & MacBroom
Jason LaRosa, Middletown Resident
Cheryl McClellan, Middletown Resident
Linda Bowers, Middletown Resident
Pat Charles, Middletown Resident
Trevor Charles, Middletown Resident
Vinnie Loffredo, Middletown Resident
Phil Cacciola, Middletown Resident
Jim D'Antonio, Middletown Resident
Deb Stanley, Middletown Resident
Gerry Daley, Middletown Resident
Terry Balletto, Middletown Resident

Chair Nocera opened the 21st Century Parks Committee meeting at 6:00 P.M. He requested a motion to approve the special meeting minutes dated June 22, 2016. Motion to approve the minutes was seconded and approved unanimously.

Chair Nocera made a motion to amend the agenda. The agenda item "Update on Newtown Street Tennis Courts" shall be moved up. This item will be discussed after Public Comment on Agenda Items. Questions will be allowed during the site tour. Motion was moved for approval and seconded. Motion was approved unanimously.

PUBLIC COMMENT ON AGENDA ITEMS:

A member from the public wanted to confirm that the new fields were not going to be synthetic. Chair Nocera confirmed that there will be no synthetic fields installed; everything will be natural grass.

Trevor Charles, Middletown Resident, asked if the "D zones" will be the same material as the running track. Vince McDermott, Milone & MacBroom, confirmed that they will be the same material as the running track as it now stands. The long jump will be added in one of the "D zones" along with the high jumps and pole vaults.

A member from the public wanted to know if there will be sewer drains installed. Vince specified that the plan is designed to eliminate sewer drains. There will be a perimeter edge drain to collect drainage from the track. The depressions that currently stand will be eliminated and the track material will cover most of the ground.

A member from the public asked if there will be a chain link fence anywhere in the field area. Vince confirmed that for the security of the track, there will be a four foot chain link fence with a rubber coating for rust prevention. A narrow opening will be left accessible for pedestrians; arrangements for ADA will also be made. The primary purpose of the fence is for the prevention of motorized vehicles and ATV's from entering the area.

Pat Charles, Middletown Resident, inquired about the interaction of the sports equipment and the irrigation system. She wanted to know if there will be any delineated areas for the sinking of goal posts or any other moveable type equipment. Vince specified that the football goal posts can be permanent or semi-permanent. There will be a sling shot that has an eight foot arch to it so that a soccer goal or net can fit entirely underneath it. The cross bar for football and the face of the goal posts will be in the exact same alignment. The soccer net will be portable; it is typically required that there be weighted sand bags on the net to meet the standards. Soccer, football and lacrosse will all be played in this area with the seasonal field lining conducted by the Parks Department.

CORRESPONDENCE:

None.

NEW BUSINESS:

- a. Site Walk Through with Millone & MacBroom - Director Russo thanked the staff and the members of the public for coming to the site meeting. He emphasized that Milone and MacBroom was hired to do this design of the tennis courts, track, hard ball field, softball field, basketball courts, restrooms, etc. This area is intended to model Wesleyan University without the turf. Numerous sports can be played at once without any interruptions from surrounding games by using dual-purpose netting. He specified that suggestions are welcomed after the presentation given from Milone and MacBroom.

Vince indicated that there will be a survey crew which will be doing a ground survey of the entire project area. This will include borings for light pole bases and bleacher bases along with other areas on the site. There will be a sub-consultant whom is also a turf expert that will be coming to do some test pits on all of the soil areas to have a better understanding on their conditions and what needs to be done. This will ensure that the best possible quality of natural grass field will be created as long as it complies within the budget. The tennis courts have been designed and it will be incorporated into the bid package if the Public Works and Facilities Commission agrees to take that route.

After bringing the group over to the multi-use fields, Vince was able to directly show what will be done. The bleachers on the far side will be eliminated and moved closer. There will be an eight lane sprint section with a six lane all-around track. The area behind the new bleachers will be for throwing events such as discus. At the end where a temporary building currently stands, there will be an area for the construction of restrooms and storage. The size of the building is still to be worked out with the City. This will consist of a "dry concession" stand which resembles more of a reheating area rather than a full kitchen with a stove for safety matters. The nearby small parking area with handicapped spaces was also pointed out and briefly discussed.

The large area of Pat Kidney will consist of a full baseball field, a full softball field and an area between them for multi-use purpose. Fencing will be added in certain regions to confine each sport to their own section. Portable fence systems can also be discussed in the future based on preference. Currently, on the far side of the field it is limited to just on-street parking. Milone and MacBroom are proposing to have a full parking lot in addition to some on-street parking. Another concession and storage building will be constructed adjacent to the bleachers. A three full court basketball area will be constructed as well.

Field illumination of intensity suitable for scholastic play will be installed. These energy efficient lights will be around eighty feet in height. There will be security lighting and security cameras throughout the facility. The lighting will go off at 10:00 PM. These lights can also be controlled from a cell phone. Low level pedestrian lights are typically installed on the four poles that illuminate the field for safety purposes.

Trevor Charles wanted to know if the fairly drastic hill will be leveled out. Vince clarified that it will be transitioned so that fence will consist on the perimeter which will give a better flow for pedestrian point of view.

A member from the public wanted to know if there will be any lighting between the basketball courts and the softball fields. Vince confirmed that there will in fact be lighting between the two areas along with a fence to separate the two.

Amy Vaillancourt asked about the size of the new bleachers that will be installed. Vince specified that the appropriate size of the bleachers is to be discussed. Amy commented on the layout and the stretch of the bleachers to fit all of the Middletown visitors watching the games. Vince said that typically they are stretched if there is enough room and also so the lighting can be brought closer. There will be a single set of bleachers with a visitor area sectioned off.

A member from the public asked about jurisdiction of the fencing between the baseball field and the Pat Kidney portion of the facility. Director Russo indicated that he can address the topic with the Board of Education and that there have been numerous discussions previously regarding the policies.

There was a short discussion regarding the concern brought up by a resident with the glare from the press box for those that are watching morning games for midget football. Possible solutions to get around this glare were conversed.

A member of the public asked about the hours of access to the track. Vince specified that there will be a small opening large enough for a pedestrian to fit through but too small for a vehicle or ATV to

fit through so that access to the track is available anytime. This area is not ADA compliant. Typically, there is a system with a coded lock for those that are in need of ADA compliant areas.

Since this area is so heavily used by residents and children, a member of the public indicated that it would be great to see this area used towards incorporating environmental education by using the rain garden which was requested by the Inland Wetland Commission. They were wondering off-hand about the potential for solar lighting for the concession stand or the restrooms, the types of plantings whether they are native shrubs or trees as well as the surface of the exercise trail and what it will be made of. Vince stated that the environmental education can be brought up with the Board of Education and the Superintendent's office to incorporate that idea. For water quality purposes, they will be looking at some low impact development (LID) measures standard for the City and for wetlands. Milone & MacBroom have not gotten to the planning for any plantings as of yet, but it is their intention to include them since they are low maintenance. The surface of the exercise trail has not yet been planned; however, some of the trail will consist of a harder surface in the areas of heavy traffic flow. Director Russo stated that since there are liability issues, the trails will be made up of material where no visitors of the facility will be prone to injuries. After the preliminary design process, the permits will be pulled and the construction can then take place.

A member of the public asked if there is any thought towards adding electricity around the track area. Vince stated that typically, electric will be placed in areas where the common finish lines and start lines are located. Conduit will be laid from one side to the other in those areas. It has also been found that wireless communication is known to be used in scholastic facilities.

A question was brought up in regards to the plans of whether or not there will be Wi-Fi and/or a scoreboard on the premises. Vince verified that the scoreboard is indeed part of the plan. The site folks and the committee will work with Milone & MacBroom regarding the selection of information that will go into the scoreboard as adequately as possible given the funds available.

The changing of laws for trans-genders was brought up by one of the residents. They wanted to know if the facility would provide a unisex bathroom along with a men's room and a women's room. Vince replied that this is the first renovation being completed since the laws have changed and that if it is something that is agreed upon, it can be done.

One of the residents asked if it is possible to travel around the entire perimeter with an individual that has a walker. Vince responded by saying more than likely yes, but until the survey is completed it is hard to know for sure. However, there are other areas that can be traveled significantly throughout. There is a potential area that may not undergo much construction based on wetlands decisions.

The topic of a perimeter fence was brought up. Milone & MacBroom verified that there will not be a perimeter fence. However, the basketball courts will have a surrounding fence along with some guardrail in certain areas such as along the road which will protect the facilities. The backstops for baseball will be around twenty four feet in height and will extend a certain distance to the first cut to where the dugout is. The dugout fence gets dropped to about eight feet in height. If selected, a five foot fence can be brought beyond the dugout. The softball fence behind the baseball field will be the minimum standard of forty five feet. The backstop will be a bit shorter than the baseball backstop. This will continue about eight feet past the dugout and will then drop down. Typically stone dust is added under the benches in the dugouts.

Amy Vaillancourt asked if water fountains will be installed. Vince specified that there will be irrigation water as well as domestic water.

One of the committee members stated that they would like to have a copy of the concept the way it is now as well as one with the added suggestions per the recommendation of Maria Holzberg. Vince stated that a sketch can be done as part of the schematic planning of alternative pieces and it will be shown to the committee once it is completed.

A resident asked if there will be numerous bleachers at each field. Vince stated that there has to be at least one set of ADA compliant bleachers per field. Therefore, they cannot be scattered around excessively. Extra bleachers will be looked into in the meantime.

OLD BUSINESS:

- a. Update on Newtown Street Tennis Courts – Chair Nocera stated that the bid opening for the tennis courts was two weeks ago. The Public Works and Facilities Commission will be discussing the bid at the next scheduled meeting. There is a possibility of combining the tennis courts in with the rest of this project. Overall, the project would be integrated with tennis courts, track and field and Pat Kidney Field so that it goes out to bid in that way. There is a great likelihood that the bid can be adjusted since it is a larger project. This will move the project along quicker so that there are no issues in the spring time.

OTHER:

Deputy Director Holden spoke in regards to an invoice in the amount of \$716.72 provided by Milone & MacBroom. He stated that it is for the professional services provided for the period of June 1, 2016 to June 30, 2016. Councilman Chisem made a motion to make the payment to Milone & MacBroom. Motion was seconded by Councilman Pessina and approved unanimously.

PUBLIC COMMENT ON NON-AGENDA ITEMS:

None.

As there was no further discussion, the 21st Century Parks Committee meeting adjourned at 7:01 P.M.